TO LET FOR BUSINESS.

News of the Real Estate World

OF THE MARKET

Sections Lead Sales-Other Transactions.

the Register's office. The Plaza, a seven story structure at the tion host.

Real estate brokerage problems will Real estate brokerage on the cenvention

John Finck sold the following properties: 241 West Thirty-fifth street, a five-story apartment, 25x98.9 for Sophie Schmitt; 241 East Seventy-seventh street, a five-story tenement, 25x102.2 for B. Beal; and the two five-story tenements, 952-954 Columbus avenue, southwest corner of 107th street, 50x100. for the estate of Thomas F. Martin. The Brown, Wheelock-Harris Vought & Co. Inc., represented the sellers.

Bernard Ottenberg estate, B. A. Ottenberg, executor, sold to Jacob Freeman.

Herg, executor, sold to Jacob Freeman. 226-228 West 124th street, a five story apartment with four stores and thirty-three apartments, 50x100. The property rents for \$12,000 a year and was held at \$60,000. L. M. Courter was the

& Brother sold for Antonio Ve-

repe & Brother sold for Antonio Veniero 120 Macdougal street a seven story tenement, 25x100.

Harry J. Schum and William Foody sold for the Minan Realty Company to Irving Katz 2190 Eighth avenue, a corner five-story tenement with stores.

Take Title to West Side Flat.

Saddlers Buy on 24th Street.

vay represented the purchasers.

H. Kauffman & Son Saddlery Com-Hopkins, John S. Sheppard and Cort-landt Betts, trustees of William Bradley, one of the auction ring properties o Fiss, Doerr & Carroll at 143-145 East Twenty-fourth street between Lexing-ton and Third avenues, 44x98.9, and af-ter alterations will use the property for its uptown headquarters.

In the Dwelling Market.

Samuel A. Kelsey sold for the Direct Leasing Corporation, 208 West 129th street, a three-story dwelling 19x100 to Jerome H. Frank, and re-sold the prop-erty to Merton Grosvenor. This is the third sale of the property by this broker within the past two months.

Abraham Erlanger, the theatrical producer, has taken a twenty-one year lease of the loft building 447 West Forty-ninth street from N. Snyder & Co., who have just purchased the property from M. A. C. Levy through Cross Mr. Erlanger will use the

to Gottlieb & Newman for an ag-rate rental of \$3,600 a year. The ees are dealers in silk ribbons.

LOT BUYERS ARE ORGANIZED.

A meeting of purchasers of lots in the Ewen and Hayden estates. Kingsbridge, was held in Mediator Hail, 231st street and Corlear avenue was held on last Tuesday night.

An organization to be known as the Ewen-Hayden Estates Association was formed. The object of the association was formed. The object of the association is to bring pressure to bear on city officials to have necessary improvements in this section and adjust taxes.

The officers elected for the ensuing year are: James Gonoud, president; Sol

CULLED FROM CLOSE STATE REALTY BOARDS

Delegates Meet in Albany on October 19.

Reservations by real estate brokers Apartment Houses in Uptown from every section of the State are Board Will Hear Long List of being made at Albany for the nineteenth annual convention of the New York State Association of Real Estate Boards, delegations will attend the convention Three uptown elevator apartment from the Westchester county, Long Islhouses are involved in transfers re- and, Staten Island and Jamaica realty meeting on Tuesday in Room 919, Muboards, according to advices received by the Albany Real Estate Board, conven-lowing matters:

Real estate brokerage problems will occupy a minor place on the cenvention brokerage problems of property of the Merrit-Ferguson Construction Company to Charles J. Smith. It stands on a site 51.1 feet on the avenue and 75.10 feet on the street.

The Sarasota, at 512 West 122d street, 50x100, and the abutting Fairholm apartments, at 503-507 West 121st street, 75x100, both six stories, and recently acquired by Frances Rothblum, have been transferred by her to the Trinity Exchange Realty Corporation, in which Benjamin H. Trask is a director.

John Finck sold the following properties: 241 West Thirty-fifth street, a five-story apartment, 25x98.9 for Sophile Schmitt; 241 East Seventy-seventh street, firster the street of the street at the poportunity to play by the Aibany building zone resolution, of Patrick Duffy, application, April 28, 1922, under the building zone resolution, of Patrick Duffy, application, April 28, 1922, under the building zone resolution, of Patrick Duffy, application, April 28, 1922, under the building zone resolution, of Patrick Duffy, applicant and owner, to permit in a residence district the maintenance of a garage for four private cars; premises 201 Adelphi street, Brooklyn, Applicanton, June 22, 1922, under the building zone resolution, of a garage for four private cars; premises 201 Adelphi street, Brooklyn, Applicants, on behalf of Diedrich, and construction will be given consideration. Committees of the State realty organization will render reports and construction will be John M. Gries, director of the bousing division of the United States Department of Commerce; Charles W. Leavitt, lands, and the president National Association of Real Estate Boards, and Dr. John M. Clarke, State Director of Science.

The delegates and their wives attending the promises 15-27 Bedford place, Brooklyn. Application, July 10, 1922, under the building zone resolution, of Patrick Duffy, application, Patrick Duffy, application, Patrick Duffy, applicatio

The delegates and their wives attending the convention will be given ample opportunity to play by the Albany realtors, who are preparing an elaborate entertainment program. There will be a dinner dance, special luncheons, the nineteenth annual dinner and various contests. The majority of the twenty-eight real estate boards affiliated in the State association will compete for the loving cup to be awarded for the best five minute talk reciting the advantages of the contestants home city.

The National Association of Realtor-Secretaries, composed of secretaries and executive-secretaries of member boards of the National Association of Real Estate Boards, will have a two day meeting on October 13 and 14 at the Hotel Commodore. J. SouleWarterfield, president of the organization: John A. Petty of Washington, M. A. Kelly of Philadelphia and Richard C. Chittick of New York are making preparations for the Title has been taken to 367-313 West
Seventy-ninth street, a ten story apartment house between R verside drive and
West End avenue, 1/6x162½, by the
Sancourt Realty Corporation. The seller was Frances G, Stoddard. Shiverts,
Sirausman & Schattman of 160 BroadSirausman & Schattman of 160 Broadmeeting.

SALES IN MANHATTAN

Hudson P. Rose Company resold to Mary Cochran 319 East Thirty-seventh street, a four story tenement, 20.3x98.9. George Schult sold to Henry Rowold 249 West Forty-ninth street, a five story Hudson P. Rose Company resold to Que

tenement, 25x104.

Joseph Siegel, Jr., sold for \$17,250 missed for to William Dannheim 90 East End avenue of pance of pa nue, a five story tenement, 25.4x80,
Frances De Ligio sold to Sabino
Cusulo the four story tenement at 169
East 113th street, 20x100.11.

Miscellaneous Leases.

Huberth & Huberth rented the store in 1844 Broadway to the Voss-Hogan Corporation.

Pease & Elliman leased a loft in 443 Fourth avenue to the Civic Press.
Brown, Wheelock-Harris Vought & Co., Inc., leased offices in 331 Madison avenue to Bruce M. Duffin, Herbert T. Wade, Bascom, Inc., and Merton Placement Association, Inc., and offices in the Bowery Savings Bank Building, 110 East Forty-second street, to Edward L. Wallace, General Expositions Company, Inc., and the Foreign Language Publishers Association, Inc.

J. Arthur Fischer leased for estate of H. T. Gratacap to David Sobel the building 142 Grand street; also second floor in 105 West Thirty-eighth street to the Knights of Columbus for offices.
The Stephen H. Tyng, Jr., & Co., Inc., office of Albert B. Ashforth, Inc., leased space in 30 Irving place to the Minute Service Company, also third floor in 92 Bleecker street to the Ace High Sportwear Company.
Haggstrom-Callen Company leased store and basement in 200 West Sixtyninth street, corner of Amsterdam avenue, to the Boulevard Hand Laundry, E. A. Turner leased for three years the first floor store in 75 Madison avenue to Gottliebe & Newman for an aggregate rental of \$3,600 a year. The

oter bourg. Steindier & Houston sold the eighteen room private dwelling with garage, corner of Central avenue and Golf place. Maywood, N. J., 100x150, to J. M. Rader, who will occupy. C. S. Fountain & Sons of Hackensack were the

Ewen and Hayden Estates Owners
Form Association.

A meeting of purchasers of lots in the Clara Gaertner, for occupancy.

Eugene V. Welsh sold for the estates

The officers elected for the ensuing warren his house on Bronxville road, year are: James Gonoud, president; Sol Levine, vice-president; James McGlinn, secretary, and William C. Nolan, treasurer.

Warren his house on Bronxville road, Bronxville, furnished, to Edward Roaelle of this city, and leased for the John T. Brook Company a new house on Nyack avenue, Pelham Heights, to E. L. Walker

Edward H. Burger sold to Max GitIllz, for investment the five-story apartment house, 2246 Grand Boulevard and
Concourse. The building contains twentywe apartments and produces more than
4.500 in rent.

udson P. Rose Company bought the
house 714 Edst 179th street through J.
Klein, broker; also the three family
frame houses 3122-3124-3125 Jerome
avenue.

The Eugene Jobs-H. F. Beck Company sold at Summit the new dwelling 27 Waldron avenue in course of
erection by Dunder & Nelson to Raymond Allen; the large corner of Whittaredge road and Dogwood drive, for the
William H. Risk estate to Mrs. Harry
T. Rounds for a home site.

Plans \$175,000 Bronx Flat.

Plans have been filed for a five story
avenue.

Armstrong Bros. resold for a builder the three family detached frame dwelling at 271 East Kingsbridge road, 50x97.5. to Antheny Traficante, who will remove the dwelling and erect stores.

PLANNING CONVENTION BUILDING APPEALS TO BE CONSIDERED

Applications for Zoning Law Permits.

The Board of Appeals at its regular lowing matters:

five minute talk reciting the advantages of the contestants' home city.

Staten Island, Mount Vernon, New Rochelle, Mineola and Long Beach have made entries in this contest.

Stephen Yates, chairman of the convention committee of the Long Island Real Estate Board, is arranging for the entire New York delegation to go to Albany by night boat October 18.

Application, July 20, 1922, under the building zone resolution, of New York Telephone Company, applicant and own-er, to permit in a business district the alteration of a telephone exchange build ing with the omission of a rear yard and court as required by the zoning resolu-tion; premises 126-130 Orchard street,

Manhattan.

Application, July 29, 1922, under the building zone resolution, of Frank J. Schefelk, architect, on behalf of Samuel H. Wolfman, owner, to permit partly in a residence and partly in an unrestricted district the erection of a two

Application, July 27, 1922, under the building zone resolution of Frederick J. Dessau, on behalf of Empire State Dairy REVEALED IN RECORDS

Graphy owner, for a rehearsing of an application previously dismissed for tack of prosecution, to permit in a business district the alteration and conversion of a milk distributing station and stable; premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, business west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, south of Fulton street, Jamaica, and the premises west side 182d place, 47 ft. 8 in, sou

ing of an application previously dis-missed for lack of prosecution, to per-mit in a business district the mainte-nance of a garage and repair shop; premises 718-720 Coney Island avenue.

cusulo the four story tenement at 168

Least 113th street, 20x100.11.

Cusulo the four story tenement at 168

East 113th street, 20x100.11.

Cusulo the four story tenement at 168

East 113th street, 20x100.11.

Caufield Builds 38 Two Family

Self Builds 38 Two Family

Brick Houses.

Cusulo the four story tenement at 168

East 113th street, 20x100.11.

Caufield Builds 38 Two Family

Self Builds 38

house. 26x109.11.

The Steers estate sold to Margaret F.
Donnelly the three story dwelling 410
West Forty-third street, 16.10x100.4.

BROOKLYN MARKET.

Friday & Lehmann sold 665 and 667
Central avenue, six family apartments for the Executive Realty Company: 1142
Greene avenue, frame dwelling, for

REAL ESTATE BROKERS.

EDWIN H. HESS Business Property Management A Highly Specialized Service

250 - 5th Ave. Mad. Sq. 8398

REAL ESTATE AT AUCTION.

ARTHUR C. SHERIDAN, Real Est. Auction's 152 Broadway. Cort. 1328. MONEY TO LOAN & WANTED

ON BOND & MORTGAGE. Realty Investments Mandel-Ehrien Corp.

> CITY REAL ESTATE. Queens-Sale or Let.

balance \$55 monthly,

At Bay Park, East Rockaway

Long Island R. R. East Rock REALTY ASSOCIATES, HEWLETT BAY HOMES, INC.

200 SQ. PT., 2 YEARS LEASE. Harmson, 50 Church st. Cortlandt 1549.

32 BROADWAY ATTRACTIVE OFFICE SPACE. H. C. BEAVEN, on Fremises. Broad 1991 or Your Own Broker. Above 14th St. to 59th St. (Inclusive).

576 FIFTH AVE. For Lease from Dec. 1st, 1922 Offices containing a space approximately 58x36, including partions and office fixtures.

BROKERS PROTECTED.

Bethlehem Engineering Corp.

TO LET FOR BUSINESS.

30,000 Square Feet

in the new

National Surety Building

Block front on Washington St. from Albany to Carlisle Street (Just back of New York Curb Building with Post Office on Ground Floor)

3 Blocks from Wall St. & Broadway

BEAUTIFUL LIGHT OFFICE SPACE for Immediate Occupancy

\$1.50 Per Square Ft. TO SELECTED TENANTS ONLY

Apply Your Own Broker or

NATSURCO REALTY CORP. 4 Albany Street

RENTING AGENT ON PREMISES.

LOFTS-STORES-BUILDINGS

LOUIS SCHRAG, 142 W. 23D ST. Offices, 147 West 23d St.

ELEVATOR AND STEAM, \$20 to \$45. LOUIS SCHRAG, 142 WEST 23D ST. Above 59th St .- 5th Av. to North River. **CLUNY PROFESSIONAL**

BUILDING 133 West 72nd St. PHYSICIANS & DENTISTS SEE SUPERINTENDENT

APARTMENTS-Sale or Let. Unfurnished.

Above 59th St.—5th Av. to East River.

42 EAST 78TH STREET

(Corner Madison Avenue).

Non-Housekeeping elevator apartment; 1 or 2 large light rooms with bath. Restaurant in building. Superintendent on premises. Y 2028 Herald, 296 Broadway.

Rooms and Bath. Rental \$2,000 up

15 East 48th St. Spacious living rooms, open fireplaces, each apartment complete in every detail, including artificial refrigerators. Restaurant "Crillon"; maid

and valet service. Edgar A. Levy Leasing Co., 505 5th Ave. Tel. Murray Hill 6960

Washington Square Apts.

115-135 WEST 16TH ST.

4 Room Elevator Suites.

111 WEST 11TH ST.

2, 4 Room Suites.

1122 WEST 4TH ST.

Unusual Studio Apartment
With Roof Garden.

3 Rooms, \$2,400.

31 WEST 11TH ST.

5 Rooms, \$2,200. J. Irving Walsh

40th St., 104-106 W. Near Broadway.

J. ARTHUR FISCHER, 690 6th Ave. 110 West 55th St.—New 9 story building; 3 and 4 rooms, with kitchens.

APARTMENTS-Sale or Let. Unfurnished. Above 59th St.—5th Av. to North River.

Strathmore 404 Riverside Drive

at 113th St. Attractively situated behind grass and trees in the most beautiful part of the drive, this house has unusual view and light. Perfect floor plan, with rooms of unusual size and finish. Plenty of large closets. Apartments 9 and 10 rooms and 3 baths. \$4,500 to

Owner Management

501 West 110th St. Overlooking Cathedral Grounds.
7 ROOMS & 2 BATHS, Redecorated, \$2,600
ROOMS & 1 BATH, \$2,000
Possession at Once, Slawson & Hobbs, 162 W. 72d.

THE ROBT. FULTON 5-6 and 7 rooms, immediate possession, WM. J. ROOME & CO., INC. 177 Madison Av.

BEDFORD PARK 206TH ST., NEAR PERRY AVE. 3 & 4 ROOMS—NEW BLDG.

ALSO PROFESSIONAL APTS. 204th Street Sta. 3rd Ave. L. te Fordham Road. Agent on premises BRTON M. GREEN, 302 E. 204th St

560 Valentine Lane, South Vonkers, Exclusive High Class Elevator Apts. 5 Rooms & Bath, \$116 UP 6 Rooms, 2 Baths, J. ROMAINE BROWN & CO., 506 South Broadway, Yonkers, N. Y.

THE TERRACE

ON ROND AND MORTGAGE.

MONEY for second mortgage investment: no delay: no red tape, city, country. Call or write full, complete particulars. Foshay, 115 West 46th, near Broadway.

CITY REAL ESTATE.

CUSHMAN & WA :EFIELD INC. 50 East 42d st., Phone Murray Hill 7820. Merchants & Manufacturers Exchange of N. 480 Lexington av. Tel. Vanderbilt 7300. Above 14th St. to 59th St. (Inclusive). 52D ST., 8 W.—Splendid large house, im provements; ideal for remodeling.

Manhattan-Miscellaneous. HOUSE East Grand st.; \$14,500; particulars. BAILEY, 2144 5th av. Harlem 238; Bronx-Sale or Let.

BARGAIN—One and two family, tax exempt 6 and 11 all light rooms, all improvements driveway; easy terms; one floor pays all ex penses. 3330 Eastchester rd., near Boston Post rd. CHRISTMAN, 597 E. 137th. Mel-

Brooklyn-Sale or Let. FLATBUSH-One family, 9 room hou let, with garage; price \$135. Branch!

SUBURBAN REAL ESTATE.

Long Island-Sale or Let.

COLONIAL HOUSE.

At Addisleigh, adjoining St. Albans Golf Club: 30 minutes from Manhattan; far above ordinary construction; new: eight rooms, two baths, center hall, large living room, fireplace; sun parlor, oak floors, artistic decorations; fine neighborhood; \$13,000; positively reduced from \$16,000 for prompt sale. F. W. SCUTT & CO., 300 Fulton st, Jamaica, Phone 0079. OR RENT-Forest Hills Garden, L. I., new brick house, just finished, corner, 7 rooms,

garage, steam heat, every possible improvement, plot 50x100, shrubbery, 350 Burns st

Hewlett-Woodmere

LYNBROOK-Charming residence, 8 rooms and bath, restricted parklike section, near station, all improvements; rent \$75. Inquire 52 Hempstead av. Phone Lynbrook 813M.

A PERPECT HOME
Brick construction, slate roof, wonderf
built, superior interior trim and double h
wood floors, hot water heat, "built
garage: good lot, high elevation: restrisection," near station; price \$31,000.
COOLEY REALTY CO.,
39 Prospect av., Mt. Vernon, N. Y.
Phones 3400 and 3401 Hillerest.

Attractive furnished or unfurnished cottages; rent from \$15 to \$150 a month. CHAS. S. FAULKNER.

Office facing Rye Railroad Station. Telephone 123 Rye. N. Y.

NEW TWO FAMILY HOUSES.
Six room apartments, inclosed sau porch, southern exposure, breakfast nook, ba.b. with shower; double garage. ALBERT LOCKWOOD, builder, residence, 547 Van Cortlandt Park av. Pione 4504 Vonkers.

PELHAMS—Pelman Manor, Pelham Heights, Pelhamwood, North Pelham dwellings, \$6,000 upwards. Call, telephone, int better call. Opes Sundays. PETER CEDAR, Pelham. Telephone 1306 Felham. 5 ACRES, near Scarsinale; old house, 10 rooms; well worth remodeling; a real bargain at \$15,000. ternfs. TERMINAL REALTY CO., 41 E, 42d st.

New Jersey-Sale or Let.

BECAUSE of other interests selling out my lot and plots, all improvements and conveniences, near the proposed Hudson River Bridge, Apply JOREPH STILZ, owner, 687 Begenline av., West New York, N. J. CLOSTER, N. J. 40 minutes, eight rooms, bath, electricity, double marage, corner, beautiful trees; easy terms, bargain, Owner ROFT, VON WALLMENICH, 30 Vency st., N. Y.

N. Y.
FOR SALE or lease, immediately, due to stekness, new corner building, fully equipped for pork and provision business, in good section, with living rooms above. Apply JOSEPH STILZ 087 Bergenline av., West New York, N. J.

VAN WINNI CO., Rutherford, N. J.

NEAR Ridgewood.—Six room house, part
improvements; good sized plot; close station; \$4,756. HOVER, 212 B'way, New York,
ONE family house, all improvements, nine
rooms and large attle, good celler; 208
Cobriland sig at Palicade av., West Ribbokva, N. J. THOMAS LYNCH.

8720 PER YEAR, loctueling heat, six room
furnished cottage, on greateman's farm;
use of garage and private take for boating,
bathling, skating; one hour New York, onmile station, P. O. Box 258, South Bound
Broots, N. J.

REAL ESTATE—Other States. Florida-Sale or Let.

EEVELAL desirable cottages for cent, fronting Halifax River, occum lathing, easily accessible; price \$150, per season and upward. Addr. as for particulars, J. E. SMYTHE, box 6, Oct. ond, Fla.

APARTMENTS-Sale or Let. | APARTMENTS-Sale or Let.

It will pay every family who is looking for the right place to live in New York City to go to

Jackson Heights

Today and See the New

Elevator Garden Apartments Ready for Immediate Occupancy

5, 6 and 7 Rooms -2 to 4 Baths Larger suites arranged to suit your requirements Golf, Tennis, Children's Playgrounds, Gardens, Etc.
Tenant-Ownership Plan-Liberal Terms Seelal and Business References Required

The Queensboro Corporation Manhattan 50 East 42d St. Take Subway to Grand Central transfer to Queensboro Subway (Corona Line) to 25th St. (Jackson Heights) Station—(Office Opposite Station)

By Motor-59th via Queensboro Bridge, Jackson Ave. to 25th St.

REAL ESTATE WANTED.

Country Property

TO LET FOR BUSINESS.

From Battery to 14th St., Inclusive.

ESK room or office space. Room 1718 Tribune Building. Beckman 4656. Wardell STONE ST., 24 (suite 201)—Unfurnished private office, telephone; \$25 monthly; also deak room \$20 monthly; mailing and telephone privileges \$4 monthly. Whitehall 3656. 487 EROADWAY - CORNER BROOME ST. 3 Passenger Elevators. TWO CONNECTING ROOMS, EACH 16X20. F. J. GUILFOYLE & CO., Cortland 1415.

Above 14th St. to 59th St. (Inclusive).

FOR RENT,
Upper part of Building, 4 floors, 57th st.,
between 5th and 9th ava., 16 rooms, electric light, hot water; suitable for business
or furnished rooms; long lease; can be seen
Monday, Apply J. K. MOORS, 315 West 57th
LARGE private office in suite, Liggett Building; stenographer service, telephone; rental
\$110. Tel. Murray Hill 0998.

FOR RENT or LEASE-Big corner store; best business section. Apply JOSEPH STILZ, owner, 687 Bergenline av., West New York, N. J.

APARTMENTS-To Let.

Furnished. From Battery to 14th St. Inclusive

WAVERLEY PLACE, 27-Two rooms, hand-somely furnished; large living room, bed-room, bath, kitchenette, foyer, fireplace; one flight; lease. Superintendent. 12TH ST., 137 West.—Four rooms, attractive, complete. WELLMAN, Chelsea 3774.

LEXINGTON AV., 306 (38th) -2 rooms and bath; open fireplace; sunny; at reduced price, \$1,200.

MURRAY HILL—Entire floor in private dwelling, 2 rooms and bath; gentleman only; references essential; \$125 monthly; also attractive single room. Murray Hill 3322.

53D ST., 37 W.—Gentlemen only; very attractive one room anathment. tractive one room apartment, or en suite. Can be seen from 9 to 7:30. Phone Circle

58TH ST., 50 EAST-Three rooms, bath, furnished yearly lease, Apt. 4A.

AMBASSADOR,
1391 MADISON AV.
Antique furnished large 5 room apartment
and place for auto.
LEXINGTON AV., 1276 (86th)—Newly decorated front room, Improvements; 2 girls,
STRUNK.

GOTH ST. East, just off Park av.—One large room, beautifully furnished in Italian; drezsing rooms and bath, with maid service, for bachelor only. Plaza 8518. for bachelor only. Plaza \$518.

70TH, 129 East—Seven rooms, bath, kitchen, electricity: ready for occupancy, \$175 monthly. Columbus 4638.

83TH, 58 E.—Double, with kitchenette, two parlors, suitable club, light business.

periors, suitable club, ngar 92D, 125 E.-Two large rooms, klichenette, bath; private house; electricity; parquet

MORNINGSIDE DRIVE, 114 (near Columbia)-Six large well turnished rooms; nark view; piano; elevator. SKINNER. Mornor sale, modern stucco house, 5 bedrooms, baths, garage, near school and statior. K. MACDONALD, Woodmere, L. I. Tel R. MacDonald, Woodmere, Wood ST. NICHOLAS AV., 285, adjoining 125th st.—Elevator apartment, 5 rooms and bath, ground floor, suitable for denlist; rent \$125, PORTER & CO., 150 W., 125th st. service, rent moderate.

51ST ST. (Columbus av., Hotel Colonial)—
Newly decorated, furnished, 1-2-3 outside roms, private bath; elevated, surface cars, subway; \$21-\$30-\$35 weekly; full hotel service: restaurant.

Newly reams, private bain, subway, \$21-\$40-\$35 weekly; instance, subway, \$21-\$40-\$35 weekly; instance, subway, \$21-\$40-\$35 weekly; instance, subway, aparts.

Seth St. And Broadway - Chrished apartment. Api. 23. Tel. Schuyler 0590.

BIST ST. (Broadway) - Three and six rooms, well furnished.

Furnished.

Washington Heights, Above 125th St., West of 8th Av.

177H, West.—Delightful corner apartment.
6 larms rooms, beautifully furnished.

177H, West.—Delightful corner apartment.
6 larms rooms, beautifully furnished.

Cot. Cathedral 6150.

Furnished—Miscellancous.

STH ST., 353 W. (at Riverside).—Eight room apartment, very reasonable; possession. Supt. of S. W. STERI, 64 West 14th.

STH ST., 116 West.—Two elegant room apartment, very reasonable; possession. Supt. of S. W. STERI, 64 West 14th.

STH ST., 116 West.—Two elegant room apartment, very reasonable; possession. Supt. of S. W. STERI, 64 West 14th. FOR RENT-Well furnished, sunny apart-rent, 3 rooms, kitchen and hath; all out-side; open frephrens. OU BOIS, 1015 Madi-son ay. Rhinelander 5848.

FIVE room furnished apartment: gardens; Inckson Heights section. Tel. Newtown 3800, Ext. 8: 8172 a month for winter. Unfurnished From Battery to 14th St., Inclusive.

Furri-hed-Oncens

WASHINGTON SQUARE—2, 5 and 4 room apartments; NEW, AHSOLUTELY FIRE-PROOF hase, equator and hall service; also maids rooms; business and social refrequence \$1,200, \$1,500, \$1,500, \$1,500 \$2,000. See Superintentient, on promises, Van Voorst Apartments, 123 Waverley places, 11TH ST., 62 W.—Entire parlor floor, 3 rooms and bath, suitable for doctor; rent \$125, FOLSOM HROS, INC., 127 E, 34th st., 67 housekeeper on premises.

Unfurnished
Above 14th St. to 39th St. (Inclusive). Gramercy Park,

76 Irving place,—Small apartments, 3 and 4 rooms; high class elevator; \$1,500.\$2,900.

LEXINGTON AV., 129 (northwest corner 28th at.)—Entire floor, three rooms, bath, litchenette; rent reasonable; southern exposure, OWNER, 121 Lexington av.

LEXINGTON AV., 206 (28th)—2 unusually large rooms, bath and kitchenette; open fireplaces; sunny; at reduced price, \$1,200.

MADISON AV., 422-450 (49th) and 50th at.)—2 and 3 rooms, with bath; from \$75, monthly. Supt., 448 Madison av. Plua 3519.

34TH ST., 133 E.—Corner apartment, 2 coms and bath: immediate possession; rent \$75. SCH POLSOM BROS., INC. 127 E. 24th st. 1653, handsomely decorated: immediate possession; rent \$100 to \$112.50. FOLSOM BROS., INC. 127 East 34th st. 1671 apartments, bath: maid service; large rooms. 26TH ST. 4-6 EAST—TWO ROOMS AND BATH, ENCLUSIVE NON-HOUSEKEEP-ING APARTMENT: OCCUPANCY OUT. 1. APPLY ON PERMISES OR GARRET REALTY CO., OF WEST 23D.

40th Street, 26 West Unfurnished—Breeklyn.

5 ROOMS and bath, steam heat, parquet, electronic library and columns of THE NEW YORK for library and the columns of THE NEW YORK for library and libra

TO LET FOR BUSINESS.

Above 59th St .- 5th Av. to North River LOFTS, fifth floor, 40x70, rent \$2,500; larg freight elevator; light 3 sides; any broker Engineer, 207-209 East 49th st. 2574 Acad

LEXINGTON AV., 685—Parlor floor store. Apply CHR. VOLZING & SON, INC., 208 E. 57th st. PARLOR FLOOR, 20X80. 21 WEST 49TH, APPLY HOUSEKEEPER.

Above 14th St. to 59th St. (Inclusive).

Unfurnished.
Above 59th St.—5th Av. to East River.

AT 19 EAST SUTH ST., NEAR 5TH AV. Three rooms and bath, ground floor, being enovated; rent \$100; immediate possession

060 MADISON AV.—3 rooms and bath, \$1,200. PAYSON McL. MERRILL CO., 9 East 441 st. Murray Hill 8300.

957 PARK AVENUE. S. E. CORNER SED ST.

1 ROOMS, HOUSEREEFING
ELEVATOR.
SENIOR & ALLAN, INC., 505 5th av.
1222 MADISON AV., NEAR SSTH ST.
rooms and bath, Rent \$100 per month
Apply Supt., 23 East 88th st.
Unturnished.
Above 59th St.—5th Av. to North River.

S7TH ST., 116 West-Two elegant rooms bath, ground floor, sultable doctor, dentist yard; \$50; two rooms, bath, \$85.

Sath, 309 WEST.

Bet, Riverside Drive and West End Av.
2, 3 AND 4 ROOM APARTMENTS.

Modern improvements; rent from \$900
\$1,800; one anartment suitable for physicia

93D ST., 137 WEST-Two elegant rooms, bath, kitchenette, including gas and elec-

tricity, \$85.

10TH, 49 West-2-3 rooms, bath, kitchenette;
entire floors: \$109-\$125.

118TH, 355 W.-Modern elevator, 7 rooms,
\$115; vacant, Supt., 3440 University,
122D, 500 WEST.
7 LARGE, LIGHT, AIRY ROOMS,
\$115; GOOD DECORATIONS; ELEVATOR.

to \$125; all improvements.

1377H, 622 W. thear Riverside Deive,—
Cheerful, large, light, 6 and 7 room aparments; all modern improvements; electricity,
phone and elevator service day and nightreasonable rent; immediate possession. Inquire Supt.

quire Supt.

14TH ST. 632 West-Heautiful 2 rooms, bath, kitchenette; entire floor; private house; fine view of Drive and river.

SCHMINT.

152D, 617 W.-Five rooms, near Riverside Drive; all improvements. Supt., on prem-

150TH ST., 545 West-Attractive, modern strom apartment; immediate possession.

W. 153d .- Fire rooms, \$115 and \$125.

STORE FOR RENT, 57th at, between 8th and 9th avs., 15x50; suitable for any business; leave to desirable fenant; can be seen Monday. Apply J. K. MOORS, 315 West 57th st. 29TH, 327 W.-Newly furnished rooms and parlor floor, with hot and cold water ac commodations.

Above 59th St .- 5th Av. to East River. AMBASSADOR.
1391 MADISON AV. Basement, corner store for rent; altered

47TH ST. 106 WEST (RALEICH HALL). A RESIDENCE FOR MEN. Attractively furnished rooms, with and without private bath or shower; club advan-tages and accommodations with hotel service. RATES FROM \$10 WEEKLY. SEVERAL desks, individually or together with use of telephone, typewriter, in wel established broker's office. 336 E. Seth. 58TH ST., 126 West.-Light room, 22x18, and extension; wired for eye specialist; large

New elevator building, dfulug room for tenants; five and two room apartments.

57 WEST 505 ST.-2 rooms, bath and kitchenette; exceptionally desirable; \$1500 to \$1800; also doctor's office. PAYSON MeL. MERRILL CO., INC, 9 E. 44th st. Murray Hill 8300. 76TH, 30 West-Exclusive suite, gentlemen divide with gentlemen; see to appreciate references.

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EXCELLENT CUISINE.

CONSULTATION free: accidents, civil mat-ters, collections. 110 W. 40th. Room 1201,

LOANS UP TO \$5,000 for one year or less, weekly or monthly payment plan; no chat-tels, no pawns, no assignment of salary re-quired. Character and earning power the

Money loaned in any amount on diamonds, fewelry, silverware; and deposit vaults; special rate for short time loans.
EQUITABLE PLEDGE SOCIETY, INC., 3 EAST 14TH ST.

Capital Wanted.

RIVERSIDE DRIVE, 681 (corner 146th st.)—
Elevator apartment, 3 and 4 beautiful rooms, southern and western exposure; root \$1,200 to \$2,000. Apply on premises or tweephone. Telephone 553 Audubon.

ST. NICHOLAS AV., 574—3-4-5 rooms; \$15 to \$125; all improvements.

Lighth, 622 W. (near Riversid.

Cheerful, large. A location exceptionally desirable for the establishment of a safe deposit company, adjacent roughly substantially constructed building. Only high grade lastitution would be enterrained. Bent reasonable, Apply H. I. MONLEY & CO. A = . 320 Broadway. HOUSEFURNISHINGS, &C.

nto on the 17th day of October, 1919, by and between JOHN WANAMAKER, NEW YOUK, and EDWAID J McCORMICK, I will sell on the 16th day of October, 1922, at ten o'clock in the forencon, in the plano department of John Wanamaker, in the City, County and State of New York, one style Grand Ampico Plano and Bench, as provided by Sections 65 and 66 of the Personal Property Law.

eception room.

72D, 120 W.-Large front room; all conveniences; select neighborhood; gentlemen,

MERRITIS CO., INC. B. B. Mark.

MIL 8300.

5TH ST., 140 West (6th floor).—Cooperative building; best references required; to rent by owner, apartment, four rooms, two baths and kitchenette, and separate servant's room if desired. Apply Superintendent.

115 EAST 56TH ST.—Exceptionally well managed building, 2 rooms and bath.

\$1,200. PAYSON McL. MERRILL CO., 8
East 44th St. Murray Hill 8300.

96TH, 168 W.-LARGE, COMPORTABLE BACK PARLOR, TWO GENTLEMD, ALL CONVENIENES, RIVERSIDE 72:34

bath, electricity, telephone; \$5. M %-7-SINOS.
100TH, 140 WEST,-Very desirable room, adjoining bath, \$5. KELLY, Clarkson 6502.

Brooklyn.

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ARPENTER, RELIABLE, WANTS CON-TRACT: TAKE CHARGE, LENOX 1183.

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NEW CORNER BUILDING,
READY FOR OCCUPANCY.

3 AND 4 ELEGANT LARGE ROOMS.
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NAT. W. GENDERING, Auctioneer.

PURSUANT TO AN AGREEMENT, entered into on the 2nd day of April, 1919, by and between JOHN WANAMAKER, NEW YORK. and EDITH M. ALLEN, I will sell on the 2nd day of October, 1922, at ten o'clock in the forenoon, in the plano department of John Wanamaker, in the City, County and State of New York, one style Knabe Angeles and State of New

APARTMENTS-To Let.

PACIFIC ST., 1134

NEW APARTMENTS, 2 and 3 rooms and arborn important in building; all modern important important in the covenents, maid service; good neighborhood; cuvenient connections to cars, elevated of ulway; rental \$30 per room.

INCURE ON PREMISES.

VOODHAVEN-6 rooms, bath, mprovemen's \$60, 2958 Pulton st. Richmond Hill 8849

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FURNISHED apartment, 5 or 6 rosms, wanted November 1 to April. 1, for three adults, 72d to 98th st., near Broadway, about \$170 monthly; references exchanged, Address D 120, 200 Broadway.

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East Side.

ALLERTON HOUSE FOR MEN.
The rates in the newest of the Allerton
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for permanent -fesidence only, 143 Bast 39th
st., 45 Esst 53th st.

43D, 138 East.—Large front room, 1-2 persons; first floor, ARCTANDER.

MADISON AV. A 1069, near 81st st.—Nicely furnished room; all conveniences.

MANHATTAN AV., 142 (corner W. 106th st.)

—Parlor and bedroom, suitable couple; rea-sonable; single, \$6; all conveniences, OLIVER. RIVERSIDE (94th).—Exceptionally furnished, adjoining dressing room: only roomer; business woman; references; \$50; breakfast optional. Telephone Riverside 2369. TWO front rooms, private house; gentlemen references. Phone Columbus 4711.

84T-1, 404 W.—Renavated single, also double; conveniences; \$4-\$5; gentlemen. Longacre

INFIRM.

(IGTH) COLUMBUS AV. 301—Two connect-ing rooms, all conveniences; business pro-ple; rear elevated station. Phone Columbus 398.: HARVEY.

86TH, 204 W.—Room suitable business gen-tleman, couple. Call before 4, MURRA). 96TH, 168 W.—LARGE. COMFORTAGE, BACK PARLOR, TWO GENTLEMEN. A.L. CONVENIENCES. RIVERSIDE 7236.

Superintendent.

52-56 E. Setth ST.-7 large, light rooms; \$1500 to \$2000. PAYSON McL. MERRILL CO., 9 E. 44th st. Murray Hill 8300.

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64TH, 26 E.—Apartment; entire floor in ex-clusive neighborhood; inspection invited; inumediate occupancy. Apply on premises. 75TH, 26 West (Miss EDWARDS).-Desirable rooms; table guests; references. 103 EAST 75TH.
Six rooms, three baths, large living room; until October 1st. See superintendent.
103D, 29 E. (Hapfield)-2, 3 room apartments; elevator, mald service; reasonable.

Exceptionally furnished rooms; private bath; must see to appreciate. 186 8th av.

Westchester. CONVALESCENTS, invalids; few accom-modated, NURSES HOME, 100 Alta av., Part Hill, Yonkers.

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LADY owning \$20,000 home in Miami, Fla., and other property, and furniture valued at \$10,000, sufficient to furnish three new bungalous to sublet, desires naturer with capital (\$5,000); will share profit, \$800 per month; security worth four times amount of investment; bank references; 12 years' experience in business; only those with desired capital need apply, by letter only, EVANS, 628 West 136th st.

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